



## Edmonton Alberta

\$800,000

Offering over 2,800 sq ft of total living space, this POND-BACKING home with a two-bedroom LEGAL BASEMENT SUITE truly has it all. Serene views, beautiful finishes, nature at your doorstep! The main floor is sure to impress with a FULL BATHROOM and HOME OFFICE, upgraded appliances, stylish accent walls, and a charming dining area that opens onto the deck, perfectly positioned to enjoy peaceful pond views and nearby walking paths. Upstairs, you'll love the spacious bonus room, along with a generous primary bedroom featuring a 5-piece ensuite and walk-in closet. Two additional bedrooms, another full bathroom, and a convenient laundry room complete the upper level. The legal basement suite comes with two bedrooms, a spacious living room, and a full set of appliances, including a dishwasher. The mechanical room is located outside the suite, providing added privacy. Located in the highly desirable and family-friendly Orchards community, this home is surrounded by excellent schools, nearby shops, and amenities! (id:6769)

Bedroom 4 2.96 x 3.70

Bedroom 5 2.55 x 2.75

Living room 3.65 x 3.93

Dining room 2.84 x 3.01

Kitchen 4.60 x 4.08

Den 2.64 x 3.51

Primary Bedroom 3.67 x 3.76

Bedroom 2 3.16 x 2.65

Bedroom 3 3.43 x 2.72

Bonus Room 3.66 x 4.24

Listing Presented By:



Originally Listed by:  
Candid Realty & Management Ltd



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